

**REAL ESTATE APPRAISERS APPLICATION ADVISORY COMMITTEE  
VIRTUAL MEETING MINUTES  
MAY 9, 2013**

**PRESENT:** Donald Chudnow, Gary Gruenisen, Frank Hopp, Tom Kneesel, Lawrence Nicholson, Ursula Volk, David Wagner

**STAFF:** Tom Ryan, Executive Director; Karen Rude-Evans, Bureau Assistant

**CALL TO ORDER**

Lawrence Nicholson, Chair, called the meeting to order at 10:02 a.m.

**ADOPTION OF AGENDA**

**Amendments:**

- Item I (closed) – Review and Consideration of Appraisal Experience and Appraisal Reports:
  - 8. Thomas, Chris – removed from agenda
  - 12. Turner, Vance – added to agenda

**MOTION:** Donald Chudnow moved, seconded by Thomas Kneesel, to adopt the agenda as amended. Motion carried unanimously.

**APPROVAL OF MINUTES OF MARCH 26, 2013**

**MOTION:** Thomas Kneesel moved, seconded by Gary Gruenisen, to approve the minutes of March 26, 2013 as written. Motion carried unanimously.

**CLOSED SESSION**

Lawrence Nicholson, Chair, read the motion to convene to closed session.

**MOTION:** Donald Chudnow moved, seconded by Ursula Volk, to convene to closed session to deliberate on cases following hearing (s.19.85(1)(a)), Stats.; to consider licensure or discipline (s. 19.85 (1)(b)), Stats.; to consider individual histories or disciplinary data (s. 19.85(1)(f)), Stats.; and to

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confer with legal counsel (s. 19.85(1)(g)), Stats. Roll call vote: Donald Chudnow-yes; Gary Gruenisen – yes; Frank Hopp-yes; Thomas Kneesel-yes; Lawrence Nicholson-yes; Ursula Volk-yes, David Wagner-yes. Motion carried unanimously.

Open session recessed at 10:12 a.m.

### **RECONVENE TO OPEN SESSION**

**MOTION:** Donald Chudnow moved, seconded by Gary Gruenisen, to reconvene to open session. Motion carried unanimously.

Open session reconvened at 11:37 a.m.

### **VOTING ON ITEMS CONSIDERED/DELIBERATED IN CLOSED SESSION**

#### **REAFFIRM ALL MOTIONS MADE IN CLOSED SESSION**

**MOTION:** Frank Hopp moved, seconded by Donald Chudnow, to reaffirm all motions made in closed session. Motion carried unanimously.

### **APPLICATION REVIEWS**

#### **CYNTHIA BEHM LICENSED**

**MOTION:** Donald Chudnow moved, seconded by Gary Gruenisen, to recommend denial of the appraisal reports as not meeting USPAP compliance. Motion carried unanimously.

#### **TONI BLAHA CERTIFIED RESIDENTIAL**

**MOTION:** Donald Chudnow moved, seconded by Gary Gruenisen, to recommend an intent to deny subject to the receipt of an additional 1004 appraisal report which includes cost approach, highest and best use analysis, and a better reference for market analysis. Motion carried unanimously.

**REBECCA BRENNY  
CERTIFIED GENERAL**

**MOTION:** Donald Chudnow moved, seconded by Ursula Volk, to recommend approval of the appraisal reports as meeting USPAP compliance. Motion carried unanimously.

**ERIC KAWSKI  
CERTIFIED GENERAL**

**MOTION:** Donald Chudnow moved, seconded by Gary Gruenisen, to recommend approval of the appraisal reports as meeting USPAP compliance. Motion carried unanimously.

**JANA NIEMI  
CERTIFIED RESIDENTIAL**

**MOTION:** Frank Hopp moved, seconded by Ursula Volk, to recommend an intent to deny unless the work files for all appraisals and non-redacted reports of the three original appraisals are received. Motion carried unanimously.

**KEITH POIRIER  
LICENSED**

**MOTION:** Thomas Kneesel moved, seconded by Frank Hopp, to recommend denial of the appraisal reports as not meeting USPAP compliance. Motion carried unanimously.

**JEROME SHARP  
LICENSED**

**MOTION:** Ursula Volk moved, seconded by Frank Hopp, to recommend approval of the appraisal reports as meeting USPAP compliance with coaching comments. Motion carried unanimously.

**BRIAN WEYENBERG  
CERTIFIED RESIDENTIAL**

**MOTION:** Frank Hopp moved, seconded by Thomas Kneesel, to table the review until the next meeting. Motion carried unanimously.

**MARK WILBORN  
LICENSED**

**MOTION:** Frank Hopp moved, seconded by Donald Chudnow, to recommend approval of the appraisal reports as meeting USPAP compliance. Motion carried unanimously.

**VANCE TURNER  
LICENSED**

**MOTION:** Frank Hopp moved, seconded by Thomas Kneesel, to recommend approval of the appraisal reports as meeting USPAP compliance with coaching comments. Motion carried unanimously.

**ADJOURNMENT**

**MOTION:** Donald Chudnow moved, seconded by Gary Gruenisen, to adjourn the meeting. Motion carried unanimously.

The meeting adjourned at 11:38 a.m.